

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS,

THAT GERARD J. GIGUERE and CHARLOTTE K. GIGUERE, husband and wife, of Cherry Hill Drive, Waterville, Maine 04901 in consideration of one dollar and other valuable consideration paid by CHARLOTTE K. GIGUERE, of Cherry Hill Drive, Waterville, Maine 04901, the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey, unto the said CHARLOTTE K. GIGUERE, her heirs and assigns forever, all those certain lots or parcels of land with buildings and improvements thereon located in Waterville and China, Kennebec County, Maine as hereafter described:

NO TRANSFER
TAX PAID

PARCEL I: All of the property with buildings and improvements thereon located on the corner of Cherry Hill Drive and First Rangeway, Waterville, Kennebec County, Maine as described in deed of A. Raymond Rogers and Arthur T. Eaton to Gerard J. Giguere dated January 7, 1957 recorded in the Kennebec Registry of Deeds in Book 1087, Page 171, together with and subject to all covenants, restrictions, easements and rights of way of record.

PARCEL II: All of the property with buildings and improvements thereon located in Waterville, Kennebec County, Maine being Lot 15, Plan of Silvermount dated May 30, 1934, together with and subject to all covenants, restrictions, easements and rights of way of record. Being the premises described in deed of Lawrence Fortin, Leo Fortin, Germaine Gagnon and Cecile Pellerin to Gerard J. Giguere and Charlotte K. Giguere dated May 26, 1977 and recorded in the Kennebec Registry of Deeds in Book 2007, Page 76.

PARCEL III: All of the property with buildings and improvements thereon located in China, Kennebec County, Maine and more particularly described in deed of Camille F. Rancourt and Madeline Rancourt to Gerard J. Giguere and Charlotte K. Giguere dated July 13, 1962 and recorded in the Kennebec Registry of Deeds in Book 3283, Page 250.

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said CHARLOTTE K. GIGUERE, her heirs and assigns, to her and their use and behoof forever.

And we do COVENANT with the said Grantee, her heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances; that we have good right to

sell and convey the same to the said Grantee to hold as aforesaid; and that we and our heirs shall and will WARRANT AND DEFEND the same to the said Grantee, her heirs and assigns, forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, the said GERARD J. GIGUERE and CHARLOTTE K. GIGUERE, husband and wife, joining in this deed as Grantors, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands this 17th day of December in the year one thousand nine hundred and eighty-seven.

IN THE PRESENCE OF:

William F. Huffgel
William F. Huffgel

Gerard J. Giguere
GERARD J. GIGUERE
Charlotte K. Giguere
CHARLOTTE K. GIGUERE

State of Maine
Kennebec, ss.

December 17, 1987

Personally appeared the above named GERARD J. GIGUERE and CHARLOTTE K. GIGUERE and acknowledged the signing of the above instrument to be their free act and deed.

Before me,

William F. Huffgel
Notary Public

(Type or print name)

WILLIAM F. HUFFGEL
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES APRIL 20, 1992

HL



RECEIVED KENNEBEC SS.

1987 DEC 18 AM 9:00

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